

Fill in this information to identify your case:

United States Bankruptcy Court for the:

SOUTHERN DISTRICT OF NEW YORK

Case number (if known)

Chapter 11

Check if this an
amended filing

Official Form 201

Voluntary Petition for Non-Individuals Filing for Bankruptcy

4/16

If more space is needed, attach a separate sheet to this form. On the top of any additional pages, write the debtor's name and case number (if known). For more information, a separate document, *Instructions for Bankruptcy Forms for Non-Individuals*, is available.

1. Debtor's name AC I Neptune LLC

2. All other names debtor
used in the last 8 years

Include any assumed
names, trade names and
doing business as names

3. Debtor's federal
Employer Identification
Number (EIN) 26-0629223

4. Debtor's address Principal place of business

307 West 38th Street, 20th Floor
New York, NY 10018

Number, Street, City, State & ZIP Code

New York
County

Mailing address, if different from principal place of
business

307 West 38th Street, 20th Floor
New York, NY 10018

P.O. Box, Number, Street, City, State & ZIP Code

Location of principal assets, if different from principal
place of business

3501 Route 66 Neptune, NJ 07753-2602

Number, Street, City, State & ZIP Code

5. Debtor's website (URL)

6. Type of debtor

Corporation (including Limited Liability Company (LLC) and Limited Liability Partnership (LLP))
 Partnership (excluding LLP)
 Other. Specify: _____

Debtor

AC I Neptune LLC

Name

7. Describe debtor's business

A. Check one:

Health Care Business (as defined in 11 U.S.C. § 101(27A))
 Single Asset Real Estate (as defined in 11 U.S.C. § 101(51B))
 Railroad (as defined in 11 U.S.C. § 101(44))
 Stockbroker (as defined in 11 U.S.C. § 101(53A))
 Commodity Broker (as defined in 11 U.S.C. § 101(6))
 Clearing Bank (as defined in 11 U.S.C. § 781(3))
 None of the above

B. Check all that apply

Tax-exempt entity (as described in 26 U.S.C. §501)
 Investment company, including hedge fund or pooled investment vehicle (as defined in 15 U.S.C. §80a-3)
 Investment advisor (as defined in 15 U.S.C. §80b-2(a)(11))

C. NAICS (North American Industry Classification System) 4-digit code that best describes debtor.

See <http://www.uscourts.gov/four-digit-national-association-naics-codes>.**8. Under which chapter of the Bankruptcy Code is the debtor filing?**

Check one:

Chapter 7
 Chapter 9
 Chapter 11. Check all that apply:

Debtor's aggregate noncontingent liquidated debts (excluding debts owed to insiders or affiliates) are less than \$2,566,050 (amount subject to adjustment on 4/01/19 and every 3 years after that).
 The debtor is a small business debtor as defined in 11 U.S.C. § 101(51D). If the debtor is a small business debtor, attach the most recent balance sheet, statement of operations, cash-flow statement, and federal income tax return or if all of these documents do not exist, follow the procedure in 11 U.S.C. § 1116(1)(B).
 A plan is being filed with this petition.
 Acceptances of the plan were solicited prepetition from one or more classes of creditors, in accordance with 11 U.S.C. § 1126(b).
 The debtor is required to file periodic reports (for example, 10K and 10Q) with the Securities and Exchange Commission according to § 13 or 15(d) of the Securities Exchange Act of 1934. File the *attachment to Voluntary Petition for Non-Individuals Filing for Bankruptcy under Chapter 11* (Official Form 201A) with this form.
 The debtor is a shell company as defined in the Securities Exchange Act of 1934 Rule 12b-2.

Chapter 12

9. Were prior bankruptcy cases filed by or against the debtor within the last 8 years? No. Yes.

If more than 2 cases, attach a separate list.

District _____ When _____ Case number _____

District _____ When _____ Case number _____

10. Are any bankruptcy cases pending or being filed by a business partner or an affiliate of the debtor? No Yes.

List all cases. If more than 1, attach a separate list

Debtor See Attachment Relationship _____

District _____ When _____ Case number, if known _____

11. Why is the case filed in this district? *Check all that apply:*

Debtor has had its domicile, principal place of business, or principal assets in this district for 180 days immediately preceding the date of this petition or for a longer part of such 180 days than in any other district.

A bankruptcy case concerning debtor's affiliate, general partner, or partnership is pending in this district.

12. Does the debtor own or have possession of any real property or personal property that needs immediate attention?

No

Yes. Answer below for each property that needs immediate attention. Attach additional sheets if needed.

Why does the property need immediate attention? (Check all that apply.)

It poses or is alleged to pose a threat of imminent and identifiable hazard to public health or safety.

What is the hazard? _____

It needs to be physically secured or protected from the weather.

It includes perishable goods or assets that could quickly deteriorate or lose value without attention (for example, livestock, seasonal goods, meat, dairy, produce, or securities-related assets or other options).

Other _____

Where is the property?

Number, Street, City, State & ZIP Code _____

Is the property insured?

No

Yes. Insurance agency _____

Contact name _____

Phone _____

Statistical and administrative information**13. Debtor's estimation of available funds** *Check one:*

Funds will be available for distribution to unsecured creditors.

After any administrative expenses are paid, no funds will be available to unsecured creditors.

14. Estimated number of creditors

1-49

50-99

100-199

200-999

1,000-5,000

5001-10,000

10,001-25,000

25,001-50,000

50,001-100,000

More than 100,000

15. Estimated Assets

\$0 - \$50,000

\$50,001 - \$100,000

\$100,001 - \$500,000

\$500,001 - \$1 million

\$1,000,001 - \$10 million

\$10,000,001 - \$50 million

\$50,000,001 - \$100 million

\$100,000,001 - \$500 million

\$500,000,001 - \$1 billion

\$1,000,000,001 - \$10 billion

\$10,000,000,001 - \$50 billion

More than \$50 billion

16. Estimated liabilities

\$0 - \$50,000

\$50,001 - \$100,000

\$100,001 - \$500,000

\$500,001 - \$1 million

\$1,000,001 - \$10 million

\$10,000,001 - \$50 million

\$50,000,001 - \$100 million

\$100,000,001 - \$500 million

\$500,000,001 - \$1 billion

\$1,000,000,001 - \$10 billion

\$10,000,000,001 - \$50 billion

More than \$50 billion

Request for Relief, Declaration, and Signatures

WARNING -- Bankruptcy fraud is a serious crime. Making a false statement in connection with a bankruptcy case can result in fines up to \$500,000 or imprisonment for up to 20 years, or both. 18 U.S.C. §§ 152, 1341, 1519, and 3571.

**17. Declaration and signature
of authorized
representative of debtor**

The debtor requests relief in accordance with the chapter of title 11, United States Code, specified in this petition.

I have been authorized to file this petition on behalf of the debtor.

I have examined the information in this petition and have a reasonable belief that the information is true and correct.

I declare under penalty of perjury that the foregoing is true and correct.

Executed on August 9, 2018

MM / DD / YYYY

X /s/ Benjamin Ringel

Signature of authorized representative of debtor

Benjamin Ringel

Printed name

Title Member of RK Neptune LLC, Sole
Member of Debtor

18. Signature of attorney

X /s/ Joel M. Shafferman

Signature of attorney for debtor

Date August 9, 2018

MM / DD / YYYY

Joel M. Shafferman

Printed name

Shafferman & Feldman LLP

Firm name

137 Fifth Avenue

9th Floor

New York, NY 10010

Number, Street, City, State & ZIP Code

Contact phone (212) 509-1802

Email address joel@shafeldlaw.com

JMS-1055 NY

Bar number and State

Debtor

AC I Neptune LLC

Name

Fill in this information to identify your case:

United States Bankruptcy Court for the:

SOUTHERN DISTRICT OF NEW YORK

Case number (if known)

Chapter 11 Check if this an amended filing**FORM 201. VOLUNTARY PETITION****Pending Bankruptcy Cases Attachment**

Debtor	AC New Retail Investment LLC	Relationship to you	Affiliate
District	Southern District of New York	When <u>8/09/16</u>	Case number, if known
Debtor	Armstrong New West Retail LLC	Relationship to you	Affiliate
District	Southern District of New York	When <u>9/08/16</u>	Case number, if known

Fill in this information to identify the case:

Debtor name	AC I Neptune LLC
United States Bankruptcy Court for the:	SOUTHERN DISTRICT OF NEW YORK
Case number (if known):	_____

Check if this is an
amended filing

Official Form 204

Chapter 11 or Chapter 9 Cases: List of Creditors Who Have the 20 Largest Unsecured Claims and Are Not Insiders

12/15

A list of creditors holding the 20 largest unsecured claims must be filed in a Chapter 11 or Chapter 9 case. Include claims which the debtor disputes. Do not include claims by any person or entity who is an insider, as defined in 11 U.S.C. § 101(31). Also, do not include claims by secured creditors, unless the unsecured claim resulting from inadequate collateral value places the creditor among the holders of the 20 largest unsecured claims.

Name of creditor and complete mailing address, including zip code	Name, telephone number and email address of creditor contact	Nature of claim (for example, trade debts, bank loans, professional services, and government contracts)	Indicate if claim is contingent, unliquidated, or disputed	Amount of claim		
				Total claim, if partially secured	Deduction for value of collateral or setoff	Unsecured claim
Armstrong Maintenance Corp 307 West 38th, Suite 2010 New York, NY 10018		Services Rendered				\$3,500.00
Brach Eichler LLC Attn: Alan R. Hammer, Esq. 101 Eisenhower Pkwy Roseland, NJ 07068		Legal Fees				\$7,500.00
Neptune Mortgage Holdings, LLC Lowenstein Sandler One Lowenstein Dr Roseland, NJ 07068				\$3,500,000.00	\$0.00	\$3,500,000.00
NJ Dept of Revenue P.O. Box 628 Trenton, NJ 08646-0628		Taxes Owed				\$3,000.00
Roto Rooter 3300 Shafto Rd #B Neptune, NJ 07753		Services Rendered				\$1,200.00
Township of Neptune 25 Neptune Blvd Neptune, NJ 07753		Taxes Owed		\$2,160.00	\$0.00	\$2,160.00

ARMSTRONG MAINTENANCE CORP
307 WEST 38TH, SUITE 2010
NEW YORK, NY 10018

BRACH EICHLER LLC
ATTN: ALAN R. HAMMER, ESQ.
101 EISENHOWER PKWY
ROSELAND, NJ 07068

NEPTUNE MORTGAGE HOLDINGS, LLC
LOWENSTEIN SANDLER
ONE LOWENSTEIN DR
ROSELAND, NJ 07068

NJ DEPT OF REVENUE
P.O. BOX 628
TRENTON, NJ 08646-0628

ROTO ROOTER
3300 SHAFTO RD #B
NEPTUNE, NJ 07753

TOWNSHIP OF NEPTUNE
25 NEPTUNE BLVD
NEPTUNE, NJ 07753

United States Bankruptcy Court
Southern District of New York

In re **AC I Neptune LLC**

Debtor(s)

Case No.
Chapter

11

CORPORATE OWNERSHIP STATEMENT (RULE 7007.1)

Pursuant to Federal Rule of Bankruptcy Procedure 7007.1 and to enable the Judges to evaluate possible disqualification or recusal, the undersigned counsel for AC I Neptune LLC in the above captioned action, certifies that the following is a (are) corporation(s), other than the debtor or a governmental unit, that directly or indirectly own(s) 10% or more of any class of the corporation's(s') equity interests, or states that there are no entities to report under FRBP 7007.1:

RK Neptune LLC

None [*Check if applicable*]

August 9, 2018

Date

/s/ Joel M. Shafferman

Joel M. Shafferman

Signature of Attorney or Litigant

Counsel for **AC I Neptune LLC**

Shafferman & Feldman LLP

137 Fifth Avenue

9th Floor

New York, NY 10010

(212) 509-1802 Fax:(212) 509-1831

joel@shafeldlaw.com